

Druid Heights Community Development Corporation



She is why we do what we do!

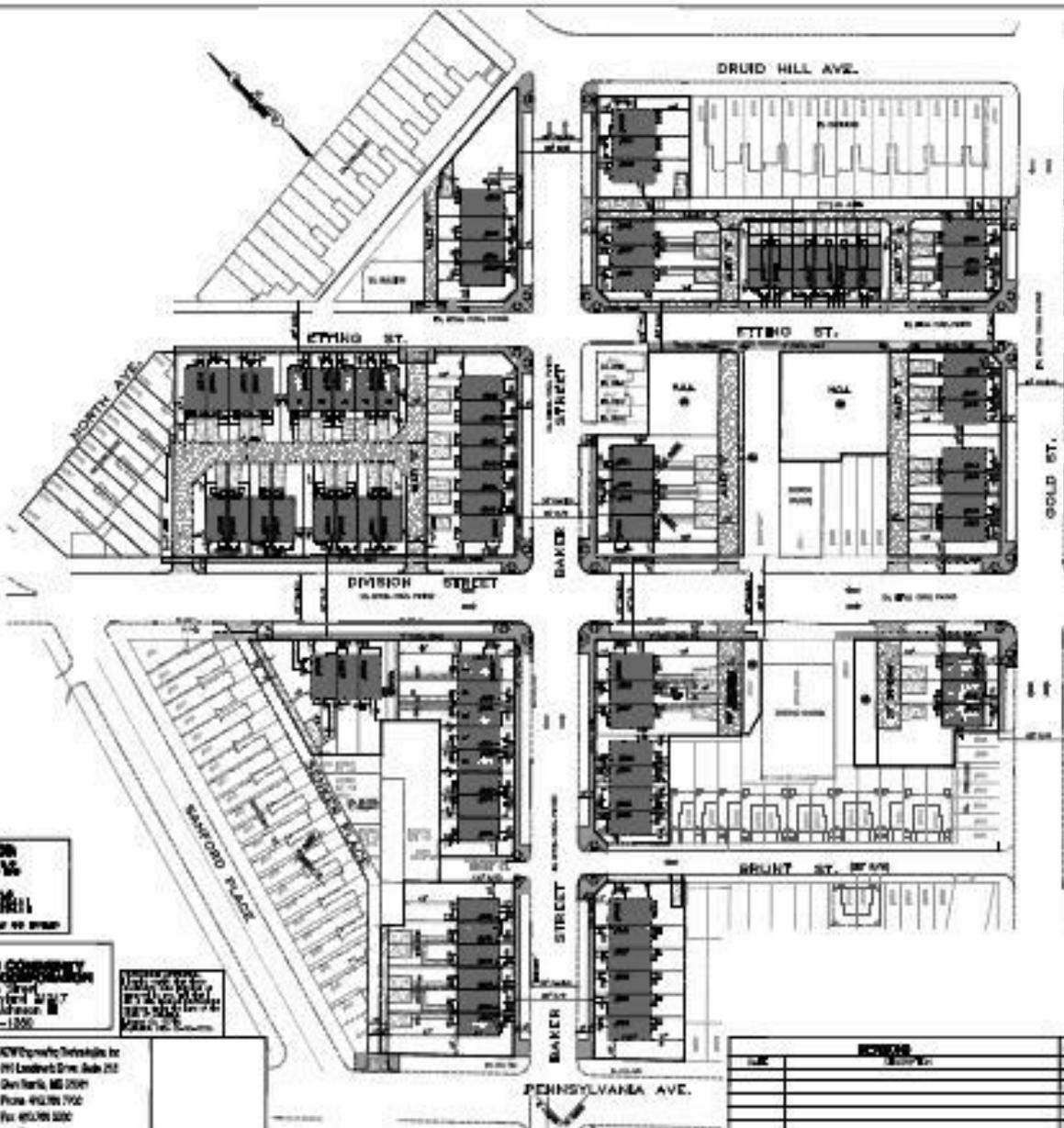
DRUID HEIGHTS NEIGHBORHOOD GENERAL DEMOGRAPHICS

Druid Heights is located in Central West Baltimore. Comprised of 88% African American, 8.5 White and 1% Hispanic with a median income of \$24,569.00 for the general population, and income of \$20,769.00 specific to females. This statistic is of particular importance in that 46% have females heading the households in a relatively young population (34% of residents are 18 years and younger). Fifty percent of the senior population is responsible for raising their grandchildren. These families reside in an area where 28.6% of the housing stock is vacant and 69% of the occupied housing is occupied by renters. Additionally, there are 1,921 documented drug addicted clients identified in this community alone compared to a total of 7,956 drug addicted clients residing in surrounding communities.

Druid Heights has access to major highways, including interstate 40, 83, 95 and 295. Excellent public transportation including bus routes, subway stations and in walking distance of MTA light rail line. The community is in walking distance or five to 15 minutes car drive to downtown and Baltimore City's harbor attractions. Employment opportunities are within reach, such as the State of Maryland, Maryland General Hospital, University of Maryland –Baltimore, University of Baltimore as well as other private sector businesses in the services industries for those who are qualified.

DRUID HEIGHTS CDC DEVELOPMENT HOUSING PROJECTS

- GATEWAY HOUSING DEVELOPMENT
- RESERVOIR HILL –NSP2
- BAKER VIEW HOMEOWNERSHIP
DEVELOPMENT



LIST OF DIMENSIONS
 TOTAL LOT AREA: 10,000 SQ FT
 TOTAL LOT AREA: 10,000 SQ FT

DEVELOPER
DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 1000 North Street
 Baltimore, Maryland 21201
 Tel: 410-528-1300

ARCHITECT
WILLIAMS & BERRY ARCHITECTS
 1000 North Street
 Baltimore, Maryland 21201
 Tel: 410-528-1300

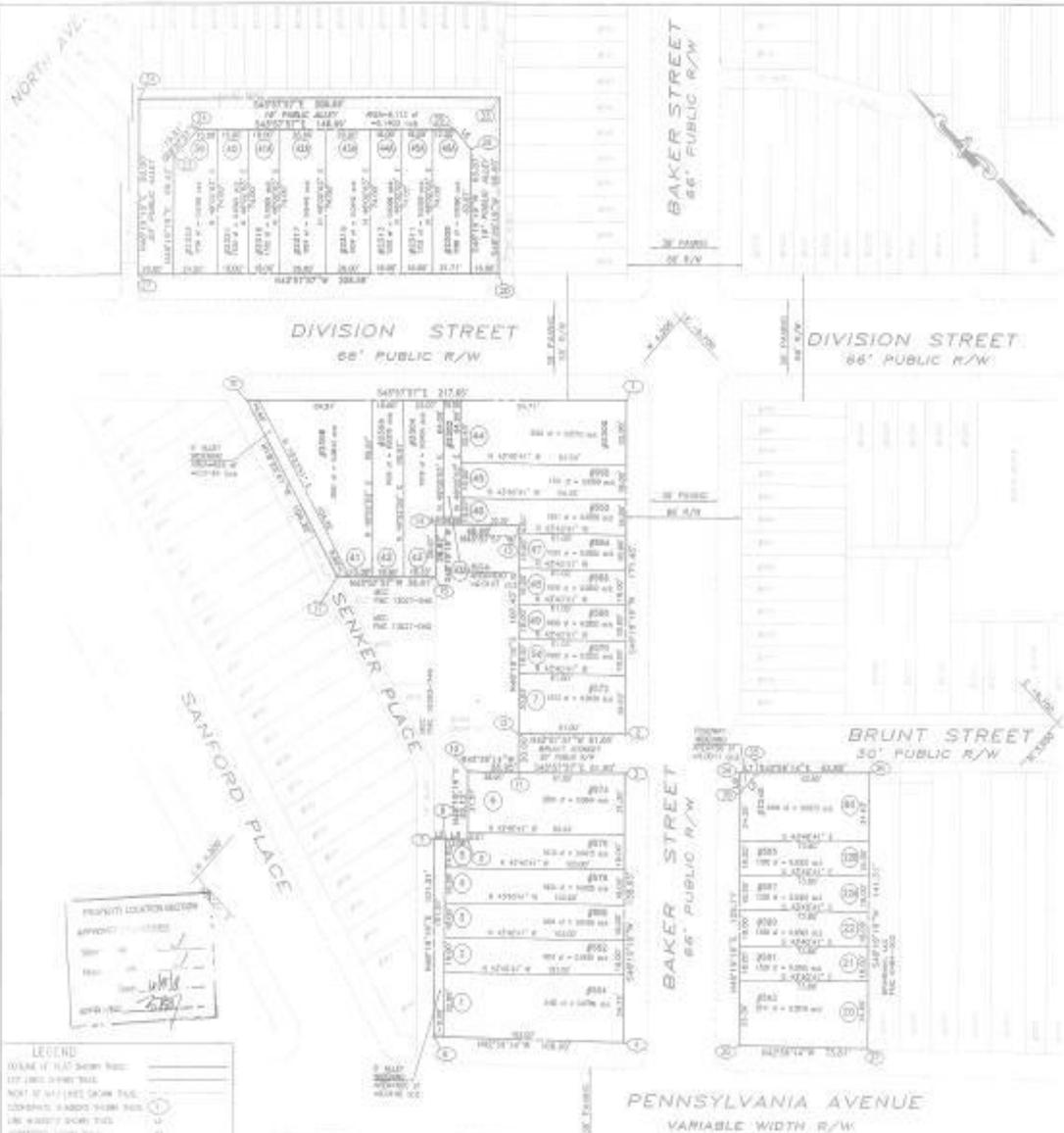
NEW DEVELOPERS AVAILABLE TO:
 1000 North Street
 Baltimore, MD 21201
 Phone: 410-781-7900
 Fax: 410-781-5300
 www.bdc.com

SCHEDULE		FOR USE	BY
DATE	DESCRIPTION	DATE	BY

- PROJECT DATA**
1. LOCATION: 1000 North Street, Baltimore, MD 21201
 2. PROJECT CODES: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 3. CITY: BALTIMORE, MD
 4. PROJECT NAME: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 5. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 6. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 7. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 8. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 9. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 10. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 11. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 12. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 13. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 14. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 15. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 16. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 17. PROJECT NO.: DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION

- * DRUID HEIGHTS PROJECTS**
1. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 2. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 3. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 4. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 5. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 6. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 7. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 8. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 9. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 10. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 11. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 12. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 13. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 14. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 15. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 16. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION
 17. DRUID HEIGHTS COMMUNITY DEVELOPMENT CORPORATION

FINAL DEVELOPMENT PLAN
"BAKERS VIEW"
DRUID HEIGHTS COMMUNITY
 WARD 14, SECTION 3,
 BLOCKS 278, 279, 302, 303
 CITY OF BALTIMORE, MARYLAND



COORDINATE TABLE

LINE #	NORTHING	EASTING
1	498.820	-102.077
2	497.430	-107.300
3	495.000	-105.000
4	495.440	-100.000
5	496.000	-104.400
6	497.000	-100.000
7	497.000	-100.000
8	497.000	-100.000
9	497.000	-100.000
10	497.000	-100.000
11	497.000	-100.000
12	497.000	-100.000
13	497.000	-100.000
14	497.000	-100.000
15	497.000	-100.000
16	497.000	-100.000
17	497.000	-100.000
18	497.000	-100.000
19	497.000	-100.000
20	497.000	-100.000
21	497.000	-100.000
22	497.000	-100.000
23	497.000	-100.000
24	497.000	-100.000
25	497.000	-100.000
26	497.000	-100.000
27	497.000	-100.000
28	497.000	-100.000
29	497.000	-100.000
30	497.000	-100.000

LINE TABLE

LINE #	START	END	LENGTH
1	1.0000	1.0000	0.00
2	1.0000	1.0000	0.00
3	1.0000	1.0000	0.00
4	1.0000	1.0000	0.00
5	1.0000	1.0000	0.00
6	1.0000	1.0000	0.00
7	1.0000	1.0000	0.00
8	1.0000	1.0000	0.00
9	1.0000	1.0000	0.00
10	1.0000	1.0000	0.00
11	1.0000	1.0000	0.00
12	1.0000	1.0000	0.00
13	1.0000	1.0000	0.00
14	1.0000	1.0000	0.00
15	1.0000	1.0000	0.00
16	1.0000	1.0000	0.00
17	1.0000	1.0000	0.00
18	1.0000	1.0000	0.00
19	1.0000	1.0000	0.00
20	1.0000	1.0000	0.00
21	1.0000	1.0000	0.00
22	1.0000	1.0000	0.00
23	1.0000	1.0000	0.00
24	1.0000	1.0000	0.00
25	1.0000	1.0000	0.00
26	1.0000	1.0000	0.00
27	1.0000	1.0000	0.00
28	1.0000	1.0000	0.00
29	1.0000	1.0000	0.00
30	1.0000	1.0000	0.00



VICINITY MAP SCALE 1" = 500'

GENERAL NOTES

- OWNER: David Heights Community Development Corporation, 2142 McGowan Street, Baltimore, MD 21217. Mayor and City Council of Baltimore, 401 E. Pratt Street, Room 1001, Baltimore, MD 21202. Roger A. Johnson, Mayor, 2142 McGowan Street, Baltimore, MD 21217.
- DESIGNER: David Heights Community Development Corporation, 2142 McGowan Street, Baltimore, MD 21217.
- PROPERTY LOCATION: Block 296, Lots 296-1 to 296-296, Lots 296-2 to 296-296, Lots 296-297 to 296-297.
- The recording of this plan does not guarantee the historical or actual status or address to the City of Baltimore.
- The recording of this plan does not constitute in any way acceptance by the City of Baltimore of any street, sewer, water, gas, or other public work shown on this plan.
- The information shown on this plan may be superseded by a subsequent or amended plan.
- This plan is based upon a boundary and topographic survey performed by GCS Engineering Technologies, Inc. in November 2000.
- The boundary survey was performed without benefit of a Title Report. No representations are made by the undersigned as to the existence or location of any other encumbrances beyond those herein shown.
- Coordinates and bearings shown on this plan are referred to the system of coordinates as established by the City of Baltimore's Survey Control System and are based upon the following specific coordinates: 2000 N 1489.870' E 1489.871' 2000 S 1520.423' E 1520.424'

AREAS

LOT AREAS	1,088 sq ft = 31.22 ac
AREA OF ALLEYS	6,142 sq ft = 0.14 ac
EDA AREAS	6,217 sq ft = 0.14 ac
ALLEY AND SIDEWALK	6,000 sq ft = 0.14 ac
RESERVED AREAS	
TOTAL ALL AREAS	1,478 sq ft = 0.33 ac

COPY

APPROVED FOR GENERAL SERVICE
 COMMUNITY DEVELOPMENT DIVISION
 APPROVED AS TO CITY POLICE DEPARTMENT
 DATE: 10/14/2010
 NAME: Jason Costin, Chief
 Jason Costin, Chief
 Special Services and Community Development
 City of Baltimore
 1010 North E. Pratt Street, Room 1001
 Baltimore, MD 21202
 Telephone: 410-396-2000
 Fax: 410-396-2001



LEGEND
 BOUNDARY OF LOT SHOWN HERE
 LOT AREA SHOWN HERE
 NORTH OR SOUTH LINE SHOWN HERE
 COMMON PROPERTY SHOWN HERE
 LINE WIDTHS SHOWN HERE
 APPROVED: 10/14/2010
 LOT AREA: 1,088 SQ. FT.

GCS Engineering Technologies, Inc.
 810 Landon Drive, Suite 210
 Glen Dale, MD 21041
 Phone: 410.768.7700
 Fax: 410.768.0200
 www.gcs-e.com

SURVEYOR'S CERTIFICATE
 I, William F. Wood, a Registered Professional Land Surveyor of the State of Maryland, do hereby certify that this Plan was prepared under my direct supervision and that the land shown on this Plan has been lawfully and the Plan shown on this Plan complies in compliance with Subsection (C) of Section 3-100 of the Real Property Article of the Annotated Code of Maryland and as shown contains the making of this Plan and the survey.
 W. F. Wood
 10/14/2010

OWNER'S CERTIFICATE
 The undersigned, owner of the land shown on this Plan, hereby certifies that, to the best of their knowledge, the requirements of Subsection (C) of Section 3-100 of the Real Property Article of the Annotated Code of Maryland have been complied with, and that no work shown on this Plan is in violation of the zoning laws of the City of Baltimore.
 Roger Johnson, Mayor
 10/14/2010
 David Heights Community Development Corporation
 By: Roger Johnson, Mayor
 Director of Development

Roger Johnson, Mayor
 10/14/2010
 Roger Johnson, Mayor
 10/14/2010

AMENDED
 "DIVISION STREET" PLAN OF
 "BAKERS VIEW" Section One
 DAVID HEIGHTS COMMUNITY
 WARD 14, SECTION 2, BLOCK 296, LOTS 296-1 TO 296-297
 CITY OF BALTIMORE, MARYLAND
 10/14/2010



MYLE
CONTRACT

USDOT # 18



LONG FENCE

LONG FENCE







BAKER VIEW DEVELOPMENT BUDGET PHASE I (31) HOMES

- TOTAL DEVELOPMENT COST PER HOUSE - \$225,000
- SALES PRICE PER UNIT \$139,000
- HUD HOME FUNDS SUBSIDY ALLOCATION -\$ 86,000
- (TOTAL HOME FUNDS ALLOCATION \$1.985M)

BAKER VIEW DEVELOPMENT BUDGET PHASE I (17) HOMES

- TOTAL DEVELOPMENT COST PER HOUSE - \$225,000
- SALES PRICE PER UNIT \$109,000
- HUD HOME FUNDS SUBSIDY ALLOCATION -\$ 116,000
- (TOTAL HOME FUNDS ALLOCATION \$1.985M)

They are why we do what we do!

DRUID HEIGHTS CDC

